

**District Three Planning Committee
Meeting Minutes
March 16, 2009**

The meeting was called to Order at 5:32 pm

Present:

Jim Tate Hill, Chair Arrived at 5:37 pm

Margie Reisz

Charles Dowling

Marlin Keeling

Debbie Darden

Absent:

Crystal Jackson

Abe Lopez

Others Present:

Chanah Cossman, George Beal, Vernice Brown Orlando Gilliam , Sophia Pagoulatos of the Planning & Development department, Gregory Barfield, staff to the committee

Approval of Minutes of March 2, 2009

MOTION / Keeling SECONDED / Dowling as submitted

PASSES

Review of Projects:

C-09-27 366 North Van Ness Avenue

Chanah Cossman applicant presented the project a conditional use permit to allow the rear building of building behind the house to be used as a small medical, family medical practice in an existing detached building.

M/ Darden S/ Keeling to approve PASSES

C-09-22ABCUP 1350 Fresno Street

George Beal applicant on behalf of Johnny Quick proposes to build a ground up convenience food store, gas station, restaurant and retail space that would employ 9 to 14 people, starting at \$8.50 per hour and they can make up to \$12.00. The RDA requested project look like "Chinatown"

Clarification that the review includes site plan, conditional use permit, and ABCUP.

Concerns from the committee focused on the possible higher price of gas, alcohol sales,

Yes, gas prices will be a bit higher, because as operator I have to pay for the newer equipment the others don't, I will keep a clean restroom, with the gas island stocked with paper towels, and squeegees and water. Alcohol sales will always say Constance at about 16% regardless of where the store is located.

C-09-22ABCUP 1350 Fresno Street (con't)

Questions about the retail spaces of 1,200 and 1, 000 for a possible Subway or a Blimpys sandwich shop. Reviewing the operational statement number 8, the item of check cashing was asked. Currently do not operate any check cashing locations, but they are normally kiosks at 10x10 or 100 feet.

M / Hill no second received

To approve the project with the following conditions:

Demonstrated effort to hire people within 93706

Check Cashing not allowed

Maintain Landscaping on going

Follow all ABC LEAD programming as required

M/ Keeling S/ Dowling

To approve project with the following conditions:

Demonstrated effort to hire people within 93706

Maintain Landscaping on going

Follow all ABC LEAD programming as required

PASSES 3 Yes, 2 No (Hill, Darden)

C-09-28 1620 East White

Vernice Brown, CFO and Orlando Gilliam CEO of the company presented an overview of the project a 24 hour Therapeutic Community which is not a group home. Under City of Fresno standards, they feel there is no category they fit in. Under City of Fresno zoning noticing standards, which is the 350 feet requirement, there are no residents, so they have walked the area up to 1,000 feet.

Per Sophia Pagoulatos of the Planning staff, cz conditions exist on the property; need to look at what they are. She is the not the planner, but Franklin Spees is planner working day to day on this project. The Currently the Planning staff is requiring the upstairs windows facing the freeway for added sound proofing, and the lower front door, this is glass.

1031 Belmont is the location for the Vocational center that they are looking to use, and they want to do an apartment house for after care.

Women only facility funding through a contract SASKA through WestCare, to provide this programming to those women already in a substance abuse treatment programs in the prison, will be with this program up to a year. Have been provided an extension to begin the project.

Even though they do not operate a home to date there are some staff who have worked in the prison.

C-09-28 1620 East White (con't)

Project is going to PC on April 8, 2009. Encourage the committee to come tour the facility at an open house to be held tomorrow.

Request to delay the approval of the project to after the tour. Staff encouraged that the applicant meet with Rob Defrees of the neighborhood and for the record two phone calls from residents in the area each against.

M/ Hill S to table this until April 6
PASSES

There being no further meeting adjournment at 7:27 pm